142.0	0009	0005.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	826,400 / 826,400
					USE VALUE:	826,400 / 826,400
					ASSESSED:	826,400 / 826,400

PROPERTY LOCATION

No	Alt No	Direction/Street/City
9		HIGH HAITH RD, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	WOOLF TIMOTHY
Owner 2:	SAVAGE DEBORAH E
Owner 3:	
Street 1:	9 HIGH HAITH RD
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	DALEY DOROTHY L -
Owner 2:	-
Street 1:	9 HIGH HAITH RD
Twn/City:	ARLINGTON
St/Prov:	MA Cntry:
Postal:	02476

NARRATIVE DESCRIPTION

This parcel contains 4,700 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1919, having primarily Asbestos Exterior and 1810 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 8 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	4700.000	377,600		448,800	826,400
Total Card	0.108	377,600		448,800	826,400
Total Parcel	0.108	377,600		448,800	826,400

Source: Market Adj Cost | Total Value per SQ unit /Card: 456.57 | /Parcel: 456.5

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

User Acct: 92296
GIS Ref:
GIS Ref:
Insp Date: 12/18/08

PREVIOUS ASSESSMENT

Parcel ID: 142.0-0009-0005.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	377,900	0	4,700.	448,800	826,700	826,700	Year End Roll	12/18/2019
2019	101	FV	281,400	0	4,700.	420,800	702,200	702,200	Year End Roll	1/3/2019
2018	101	FV	281,400	0	4,700.	347,800	629,200	629,200	Year End Roll	12/20/2017
2017	101	FV	281,400	0	4,700.	319,800	601,200	601,200	Year End Roll	1/3/2017
2016	101	FV	281,400	0	4,700.	291,700	573,100	573,100	Year End	1/4/2016
2015	101	FV	266,400	0	4,700.	286,100	552,500	552,500	Year End Roll	12/11/2014
2014	101	FV	266,400	0	4,700.	265,900	532,300	532,300	Year End Roll	12/16/2013
2013	101	FV	266,400	0	4,700.	253,000	519,400	519,400		12/13/2012

!11057!

PRINT

Date	Time
12/11/20	01:16:06

LAST REV

Date	Time
08/03/20	09:57:16
danam	
11057	

SALES INFORMATION

TAX DISTRICT:
PAT ACCT.:

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
DALEY DOROTHY L	45295-24		6/1/2005	Change>Sale	560,000	No	No		
	13983-90		6/6/1980			No	No		N

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
5/26/2020	548	Solar Pa	16,289	C				
9/24/2019	1502		2,400					
11/13/2017	1509	Redo Bas	13,000	C				
7/17/2013	1083	Re-Roof	4,500	C				
7/27/2005	670	Redo Kit	30,000	C		G7	GR FY07	
6/30/2005	558	Manual	14,500					repair existing st
4/27/1995	213	Manual	2,700					ROOF

ACTIVITY INFORMATION

Date	Result	By	Name
1/9/2014	Info Fm Prmt	EMK	Ellen K
12/18/2008	Meas/Inspect	163	PATRIOT
10/6/2005	MLS	HC	Helen Chinal
11/17/1999	Meas/Inspect	256	PATRIOT
4/1/1992		PM	Peter M

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

USER DEFINED

Prior Id # 1:	92296
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4700		Sq. Ft.	Site		0	80.	1.19	9									448,801						448,800	

Total AC/HA: 0.10790 | Total SF/SM: 4700 | Parcel LUC: 101 | One Family | Prime NB Desc: Brackett | Total: 448,801 | Spl Credit | Total: 448,800

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	15 - Old Style		
Sty Ht:	1T - 1 & 3/4 Sty		
(Liv) Units:	1	Total:	1
Foundation:	3 - BrickorStone		
Frame:	1 - Wood		
Prime Wall:	5 - Asbestos		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	GRAY		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1919	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wall	6 - Average		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	4 - Carpet		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wall		% Sprinkled:	

BATH FEATURES

Full Bath	2	Rating:	Good
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:	1	Rating:	Good

OTHER FEATURES

Kits:	1	Rating:	Very Good
A Kits:		Rating:	
Frpl:	1	Rating:	Good
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	GV - Good-VG	10.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	10.8	%

CALC SUMMARY

Basic $ / SQ:	130.00
Size Adj.:	1.23011041
Const Adj.:	0.94050002
Adj $ / SQ:	150.399
Other Features:	96450
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	423272
Depreciation:	45713
Depreciated Total:	377559

COMMENTS

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units:	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	8	BRs:	4	Baths:	2	HB	

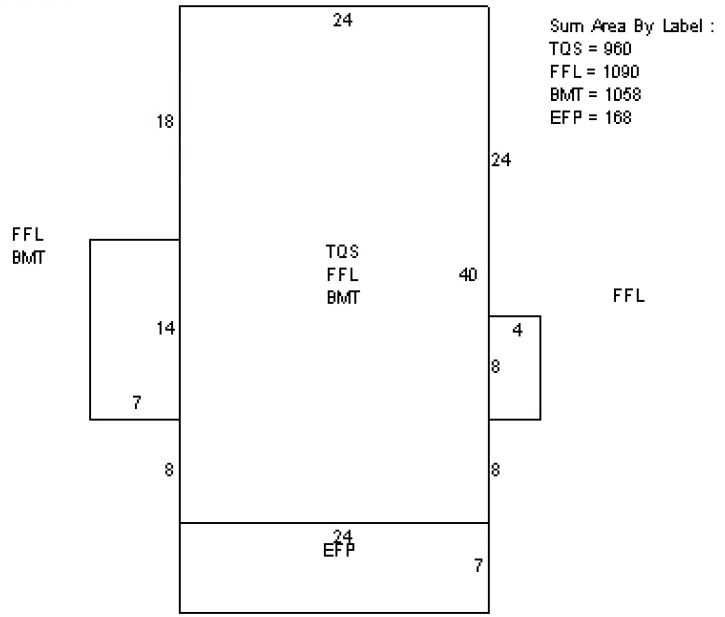
REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
1	8	4	
Totals			
1	8	4	

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	1,090	150.400	163,935
BMT	Basement	1,058	45.120	47,737
TQS	3/4 Story	720	150.400	108,288
EFP	Enclos Porch	168	40.850	6,862

Net Sketched Area:	3,036	Total:	326,822
Size Ad	1810	Gross Are	3276	FinArea	1810
---	---	---	---	---	---

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten

COMPARABLE SALES

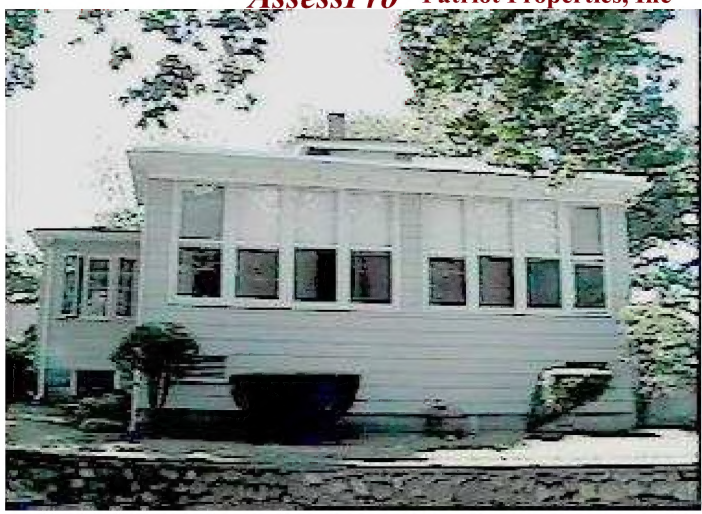
Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:		Ind.Val	

Juris. Factor:		Before Depr:	150.40
Special Features:	0	Val/Su Net:	124.37
Final Total:	377600	Val/Su SzAd	208.62

IMAGE

AssessPro Patriot Properties, Inc



MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID

142.0-0009-0005.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More:	N	Total Yard Items:		Total Special Featues:		Total:	